COMM AT NW COR OF SE1/4 OF SEC R
CONT S 452.66 FT. FOR POB, CONT
331.05 FT, N 660 FT, W 331.05 FT

LEWIS WESLEY INMAN III
303 NE 8TH AVE
GANINESVILLE, FL 32601

2027

21-7S-17-10042-017

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	21717.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

298 SW CHINCHILLA GLN, HIGH SPRINGS

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	65,260
TOTAL MARKET VALUE	65,260
SOH/AGL Deduction	4,518
ASSESSED VALUE	60,742
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	60,742
TOTAL JUST VALUE	65,260
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	65,260

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051319	Right-of-Way Acce		10/30/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1516/176	5/22/2024	WD	Q	V	01	80,000
GRANTOR: OSHINS LAWRENCE W						
GRANTEE: LEWIS WESLEY INMAN						
1067/0546	12/01/2005	WD	Q	V	01	19,200
GRANTOR: LUONGO AND THROCKMORT						
GRANTEE: OSHINS						

BUILDING NOTES

BUILDING DIMENSIONS

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES

LAND DESCRIPTION

TOTAL OB/XF 0

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0000	C	VAC RES	0			0.00	0.00	5.02	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,260							

REVIEW DATE 05/06/2026 BY MLU Total Acres: 5.02 Total Land Value: 65,260 Market: 0 Agricultural: 0 Common: 65,260 PRINTED 11/17/2026 BY SYS